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Thornhill Office Park, Building 10  
84 Bekker Rd, Vorna Valley  
Midrand, Gauteng, 1686

# 4 Bedroom House For Sale in Sinoville



SOLE MANDATE Web Ref RL9488



R845,000

4 4 2

**Monthly Bond Repayment** R8,578.68  
Calculated over 20 years at 10.75% with no deposit.  
**Transfer Costs** R28,244.00 **Bond Costs** R21,450.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.  
**Monthly Rates** R2,017.5

Investment opportunity: Spacious 4-bedroom home with huge potential!

Attention investors and renovators! This generously sized 4-bedroom property offers an exciting opportunity to unlock incredible value in a sought-after area.

- Property Features:
- 4 Bedrooms, including a linked nursery to the main bedroom, making it ideal for young families.
  - 2 Bathrooms, plus a separate guest toilet for added convenience.
  - A functional kitchen ready for a modern touch.
  - Two lounge areas, with the option to convert one into a formal dining room.
  - A staff toilet and basin located outside.
  - A storeroom connected to a double garage, providing ample storage and workspace.
  - A wraparound garden with mature trees and landscaping potential.
  - A large swimming pool approximately 6m x 12m, perfect for entertaining or relaxing.

This property is a blank canvas with excellent bones, offering massive potential...

Pets Allowed		Yes	
Interior		Exterior	
Bedrooms	4	Garages	2
Bathrooms	4	Carports / Parkings	2
Kitchens	1	Security	Yes
Recep. Rooms	2	Pool	Yes
Furnished	No	Views	False
Sizes			
Floor Size	190m <sup>2</sup>		
Land Size	1,007m <sup>2</sup>		

**Extras**  
Basin Bath Bath, Toilet and Basin Curtain Rails En Suite Landscaped Shower Shower, Toilet and Basin Partially Fenced Perimeter Wall Triple Parking Visitors Parking Washing Machine Connection Wooden Floors Tiled Floors Built in Wardrobes Blinds Carpets Fireplace Alarm System Above Road Fenced Pool

